

040.0

0005

0008.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

672,400 / 672,400

USE VALUE:

672,400 / 672,400

ASSESSED:

672,400 / 672,400


Patriot
Properties Inc.
PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
14		AMHERST ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: YULIKOVA OLGA	
Owner 2:	
Owner 3:	

Street 1: 14 AMHERST ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry	Own Occ: Y
Postal: 02474		Type:

PREVIOUS OWNER

Owner 1: SEGAL ARKADI/YULIKOVA OLGA -	
Owner 2: -	

Street 1: 14 AMHERST ST

Twn/City: ARLINGTON

St/Prov: MA	Cntry	
Postal: 02474		

NARRATIVE DESCRIPTION

This parcel contains .103 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1918, having primarily Vinyl Exterior and 1156 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4500		Sq. Ft.	Site		0	80.	1.23	1									443,999						444,000	

Total AC/Ha: 0.10331

Total SF/SM: 4500

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total: 443,999

Spl Credit

Total: 444,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - ArchiveProArling

apro

2023

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH												
Type: 15 - Old Style				Full Bath: 1	Rating: Average			PDAS BSMT SINK.																
Sty Ht: 2 - 2 Story				A Bath:	Rating:																			
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating: Very Good																			
Foundation: 3 - BrickorStone				A 3QBth:	Rating:																			
Frame: 1 - Wood				1/2 Bath:	Rating:																			
Prime Wall: 4 - Vinyl				A HBth:	Rating:																			
Sec Wall:				OthrFix: 1	Rating: Average																			
Roof Struct: 1 - Gable				OTHER FEATURES																				
Roof Cover: 2 - Slate				Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units 1																
Color: BROWN				A Kits:	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O				
View / Desir:				Frl:	Rating:			Other																
GENERAL INFORMATION				WSFlue:	Rating:			Upper																
Grade: C - Average				CONDOS INFORMATION				Lvl 2																
Year Blt: 1918				Location:				Lvl 1																
Alt LUC:				Total Units:				Lower																
Jurisdict: G15				Floor:				Totals	RMs: 6	BRs: 3	Baths: 1	HB												
Const Mod:				% Own:				REMODELING				RES BREAKDOWN												
Lump Sum Adj:				Name:				Exterior:	No Unit	RMS	BRS	FL												
INTERIOR INFORMATION				Phys Cond: AV - Average	31 %			Interior:	1	6	3													
Avg Ht/FL: STD				Functional:				Additions:																
Prim Int Wal: 2 - Plaster				Economic:				Kitchen:																
Sec Int Wall:		%		Special:				Baths:																
Partition: T - Typical				Override:				Plumbing:																
Prim Floors: 3 - Hardwood				Total:	31 %			Electric:																
Sec Floors:		%		CALC SUMMARY				Heating:																
Bsmnt Flr: 12 - Concrete				Basic \$ / SQ: 135.00				General:																
Subfloor:				Size Adj.: 1.35000002				Totals	1	6	3													
Bsmnt Gar:				Const Adj.: 1.01959801																				
Electric: 3 - Typical				Adj \$ / SQ: 185.822																				
Insulation: 2 - Typical				Other Features: 75000																				
Int vs Ext: S				Grade Factor: 1.00																				
Heat Fuel: 2 - Gas				NBHD Inf: 1.00000000																				
Heat Type: 5 - Steam				NBHD Mod:																				
# Heat Sys: 1				LUC Factor: 1.00																				
% Heated: 100		% AC:		Adj Total: 323472																				
Solar HW: NO	Central Vac: NO			Depreciation: 100276																				
% Com Wal		% Sprinkled		Depreciated Total: 223195																				
MOBILE HOME				WtAv\$/SQ:		AvRate:		Ind.Val:																
Make:																								
Model:																								
Serial #:																								
Year:																								
Color:																								
SPEC FEATURES/YARD ITEMS				PARCEL ID 040.0-0005-0008.0												IMAGE								
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value							
3	Garage	D	Y	1	18X18	A	GD	1918		22.72	T	30	101			5,200		5,200						
More: N				Total Yard Items:				5,200	Total Special Features:								Total:	5,200	AssessPro Patriot Properties, Inc					